



## LENNOX GARDENS

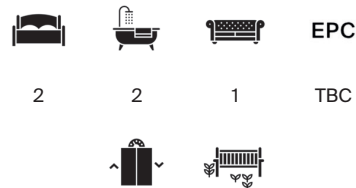
Chelsea SW1X





# WHERE COMFORT MEETS CONVENIENCE

A spacious and attractive lateral two bedroom apartment located on the fourth floor, with direct lift access, of this beautiful red brick building.



Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: Unknown

Tenure: Leasehold: approximately 165 years remaining

Ground rent: £104 per annum, reviewed every year, next review due 2025

Service charge: Approximately £4,788 per annum, reviewed every year, next review due 2025

**Guide price: £1,750,000**

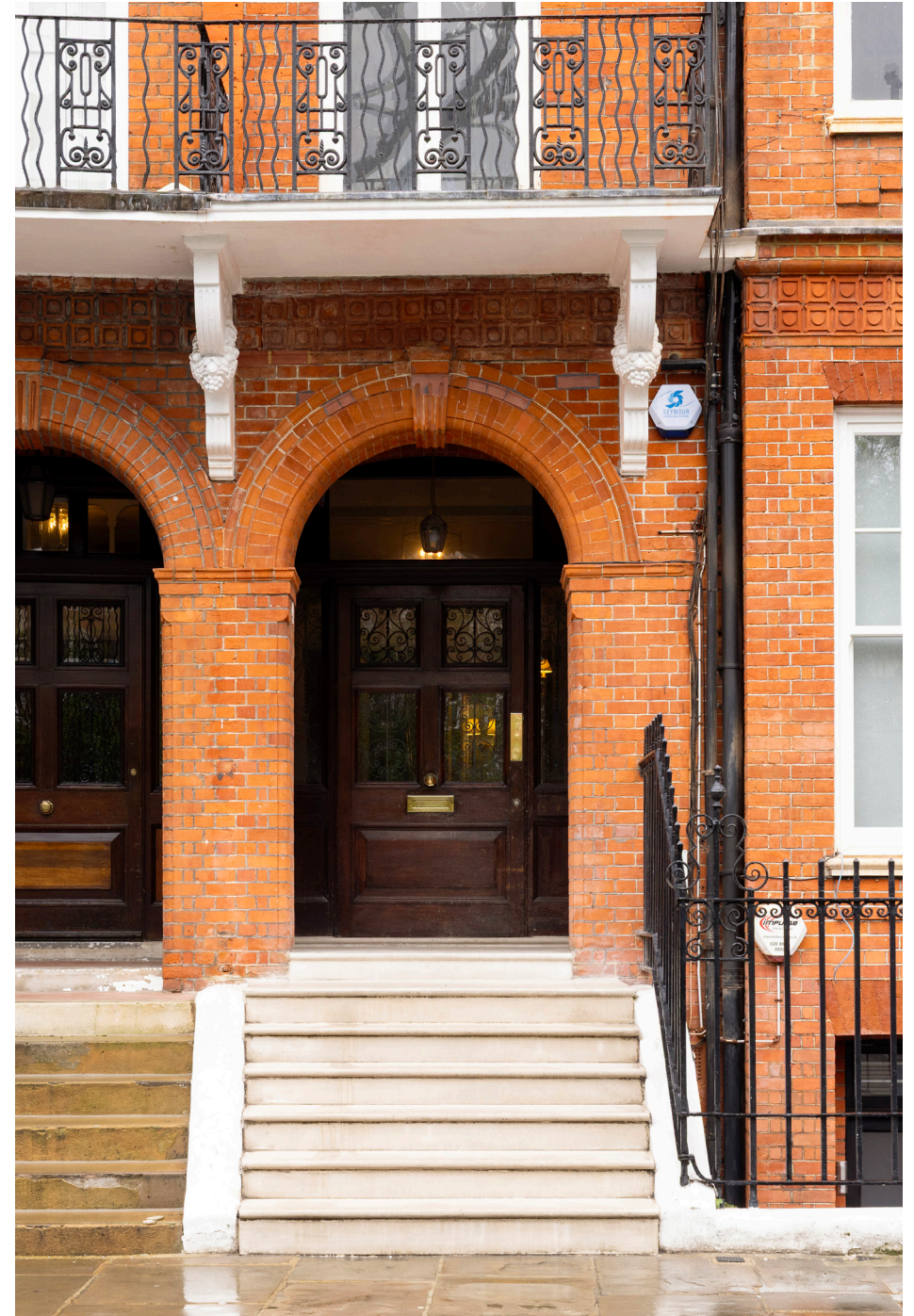




## LENNOX GARDENS, CHELSEA SW1X

The apartment is on the fourth floor of this period building, served by direct lift access, and provides an open plan reception room with a dining area. The property is exceptionally bright throughout and well-presented with views over the communal gardens. The apartment further benefits from a principal suite and a further double bedroom with plenty of storage. The flat has access to an award winning and dog friendly communal garden.

The property is located on Lennox Gardens, one of London's most prestigious garden squares, within close proximity to the transport links and shopping of the Brompton Road and Sloane Street. Lennox Gardens has an on site private security company to monitor the square between the hours of 6pm and 6am.



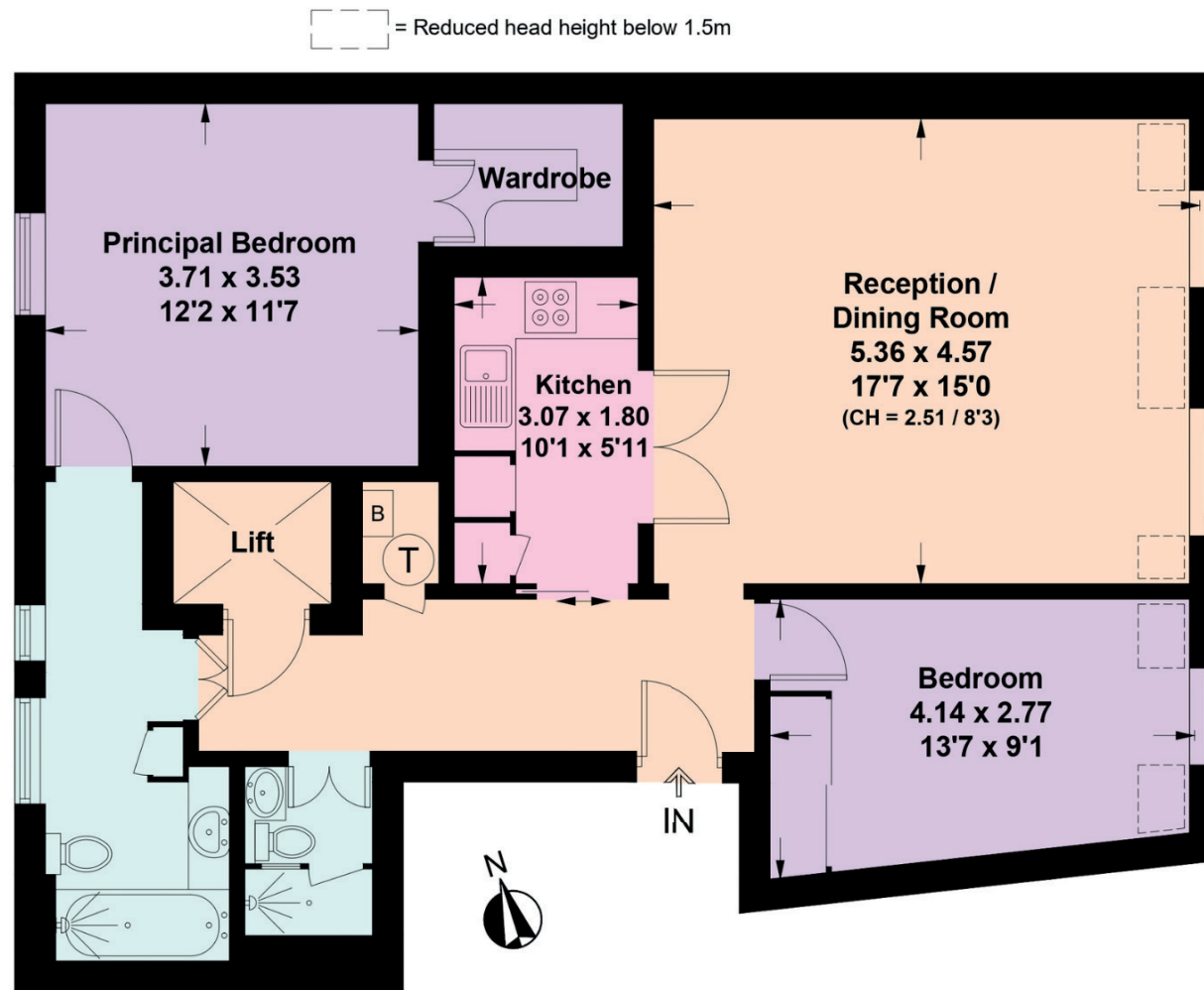












## Fourth Floor

(Excluding Lift)

Approximate Gross Internal Area = 79.7 sq m / 858 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



We would be delighted  
to tell you more.

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